

895 000 €

**Buying villa**

**5 rooms**

**Surface : 170 m<sup>2</sup>**

**Surface of the living : 42 m<sup>2</sup>**

**Surface of the land : 1500 m<sup>2</sup>**

**Year of construction : 1965**

**Exposition : Est ouest**

**View : Parc**

**Hot water : Electrique**

**Inner condition : a refresh**

**External condition : good**

**Couverture : Tiling**

**Features :**

Pool, Fireplace, Bedroom on ground floor,  
Automatic Watering, Laundry room,  
Automatic gate, Calm

4 bedrooms

3 terraces

1 bathroom

2 showers

3 WC

4 parkings

1 cellar

**Energy class (dpe) : Unavailable**

**Emission of greenhouse gases (ges) :**

Unavailable

Document non contractuel

30/10/2024 - Prix T.T.C



## Villa 6080 Vallauris

Vallauris West, 200 meters from the Chemin des Collines in Le Cannet and 5 minutes from the center of Cannes. Charming Provencal house of 170 m<sup>2</sup> on a wooded plot of 1500m<sup>2</sup>. Living room with fireplace of 42 m<sup>2</sup> opening onto a terrace overlooking the swimming pool. Three bedrooms on one level, a shower room and a bathroom, 2 toilets. Equipped kitchen opening onto a loggia. In the annex a laundry room with a cellar. On the ground floor an independent studio with shower room and toilet. Possibility of parking 5 vehicles. Very strong potential.

Fees and charges :

895 000 € fees included

